

UNIT NO. NSP3-05
335 SE CRAIG AVENUE
LAKE CITY, FL 32055

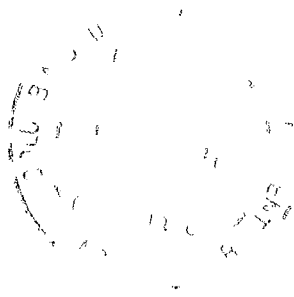
WORK WRITE-UP
SEPTEMBER 6, 2013

GENERAL/EXTERIOR

Item #1 - TERMITE TREATMENT

Inspect structure and treat grounds for infestation by subterranean termites by a licensed, certified and bonded pest control company.

Provide a one year warranty to the owner with contract renewal availability.



County Representative's Initials:

Handwritten initials of the County Representative, appearing to be 'JCB', written over a horizontal line.

Date:

UNIT NO. NSP3-05
335 SE CRAIG AVENUE
LAKE CITY, FL 32055

WORK WRITE-UP
SEPTEMBER 6, 2013

GENERAL/EXTERIOR (Continued)

Item #2 - ROOF

Remove all existing roof covering material, including nails, taking precautions to protect plants, shrubs, trees and fences from damage during removal.

Remove all damaged roof sheathing not to exceed 20% of roof area.

Provide and install new OSB (Oriented Strand Board) sheathing where damaged material was removed from roof.

Provide and install perforated vinyl or aluminum soffit and fascia around entire structure, color of soffit and fascia shall be white.

Provide and install asphalt saturated felt over entire roof of structure, per building code.

Provide and install aluminum eavedrip with a baked-on enamel finish at all fascia boards and barge rafters.

Provide and install galvanized aluminum flashing tucked behind siding at intersections of roof and walls and valleys.

Provide roofing cement behind all galvanized aluminum flashing.

Provide and install new architectural shingles over entire roof of structure, including ridge vents. Shingles to have a 30 year limited manufacturer's warranty. Owner shall select color of shingles.

Provide and install starter course of shingles at edge of roof.

County Representative's Initials:



Date:

UNIT NO. NSP3-05
335 SE CRAIG AVENUE
LAKE CITY, FL 32055

WORK WRITE-UP
SEPTEMBER 6, 2013

GENERAL/EXTERIOR (Continued)

Item #3 - EXTERIOR WALL COVERING

Pressure wash dwelling unit.

Remove gable wood siding on the north and south side of the dwelling unit. Dispose of according to lead safe standards.

Provide and install concrete based siding on gable ends where removed.

Reattach loose vinyl.

Provide and install new vinyl, where damaged, not to exceed 20%.

Provide and apply 2 coats of acrylic exterior flat latex paint to new exterior wall covering. Paint to have 10 year manufacturer's warranty. Color to match existing color of siding as close as reasonably possible.

Provide high efficiency particulate air (HEPA) vacuum and vacuum soil surface around the perimeter drip-line of the structure to remove visible paint chips a minimum of 3 feet from structure around entire structure.

Provide and install landscape fabric and 4 inches of wood mulch a minimum of 3 feet from structure around entire structure.

County Representative's Initials:



Date:

UNIT NO. NSP3-05
335 SE CRAIG AVENUE
LAKE CITY, FL 32055

WORK WRITE-UP
SEPTEMBER 6, 2013

GENERAL/EXTERIOR (Continued)

Item #4 - PORCHES /STEPS

Remove 2 existing posts at the front porch.

Provide and install 2 new 3-inch steel posts where existing posts were removed.

Remove and dispose of shed at back.

Remove existing back porch including concrete patio and framed laundry room.

Provide and pour new 10 feet by 24 feet concrete patio at back porch.

Item #5 - EXTERIOR DOORS

Remove existing front entrance door and 2 rear entrance doors.

Provide and install a new pre-hung 1-3/4" thick 3'0" x 6'8" insulated 6-panel metal front entrance door, ensuring proper operation after installation, including jamb, threshold, trim, three hinges, striker plate and weatherstripping.

Provide and install a new pre-hung 1-3/4" thick 3'0" x 6'8" insulated 6-panel metal rear entrance doors at kitchen and den entrances, ensuring proper operation after installation, including jamb, threshold, trim, three hinges, striker plate and weatherstripping.

Provide and apply 2 coats of exterior acrylic semi-gloss latex paint to interior side and exterior side of front entrance door and rear entrance door and all door trim. Paint to have 10 year manufacturer's warranty. Owner shall select same color of paint for all exterior trim.

County Representative's Initials:



Date:

UNIT NO. NSP3-05
335 SE CRAIG AVENUE
LAKE CITY, FL 32055

WORK WRITE-UP
SEPTEMBER 6, 2013

GENERAL/INTERIOR

Item #6 - WEATHERIZATION

Seal all exterior walls using either latex-based or silicone based sealant. Seal around all windows and door frames and where the walls meet the floor and ceiling.

Any new doors, windows, lighting or appliances must be Energy Star.

Light bulbs shall be compact florescent lights.

Item #7 - FLOORING

Remove existing floor covering in living room, kitchen, hall, bathroom, bedroom #1, bedroom #2, bedroom #3, utility room and den.

Provide and install new sheet vinyl floor covering with 10 year wear warranty in accordance with manufacturer's specifications over the entire floor area in kitchen and kitchen dining area, hall, bathroom and utility room. Splices to be inconspicuous, located away from the center of room and heavy traffic areas, and not permitted in rooms having a dimension of 12 feet or less. Homeowner shall select same style and color of flooring for all rooms.

Provide and install base trim and quarter round molding at edges of vinyl along walls. All corner joints of base trim and quarter molding shall be miter cut. Seal all molding at floor.

Provide and install seam strip in door openings.

Provide and install new FHA approved carpet of 26 ounce weight and 1/2" rebond pad over entire floor area in living room, bedroom #1, bedroom #2, bedroom #3 and den, including closets. Splices to be inconspicuous, located away from the center of room and heavy traffic areas, and not permitted in a room having a dimension of 12 feet or less. Owner shall select the same style and color of carpet for all rooms.

County Representative's Initials:



Date:

UNIT NO. NSP3-05
335 SE CRAIG AVENUE
LAKE CITY, FL 32055

WORK WRITE-UP
SEPTEMBER 6, 2013

GENERAL/INTERIOR (Continued)

Item #8 - INTERIOR WALLS

Remove sheet rock from walls, including closets, in living room, kitchen, hall, bathroom, bedroom #1, bedroom #2, bedroom #3, utility room and den.

Provide and install new sheet rock on walls in living room, kitchen, hall, bathroom, bedroom #1, bedroom #2, bedroom #3, utility room and den. Sheet rock to have orange peel finish throughout. Finish sheet rock to standard trade practices. Insulate exterior walls to maximum R-value. Sheet rock installed in bathroom shall be moisture resistant.

Provide and apply 2 coats of interior acrylic flat latex paint to walls in living room, kitchen, hall, bathroom, bedroom #1, bedroom #2, bedroom #3, utility room and den and closets, including mechanical closet. Paint to have 10 year manufacturer's warranty. Owner shall select same color for all rooms.

Provide and install new dryer vent in wall in utility room.

Item #9 - CEILINGS

Remove existing ceiling, including ceiling trim, in living room, kitchen, hall, bathroom, bedroom #1, bedroom #2, bedroom #3, utility room and den.

Provide and install 5/8" sheetrock and finish out with knockdown texture finish per standard trade practices ceiling in living room, kitchen, hall, bathroom, bedroom #1, bedroom #2, bedroom #3, utility room and den.

County Representative's Initials:



Date:

UNIT NO. NSP3-05
335 SE CRAIG AVENUE
LAKE CITY, FL 32055

WORK WRITE-UP
SEPTEMBER 6, 2013

GENERAL/INTERIOR (Continued)

Item #10 - WINDOWS

Ensure proper operation, including locking mechanisms, of all windows. Provide marble window sills at each new window.

Remove 2 existing windows in living room.

Provide and install 2 new Energy Star rated single hung sash windows, including cam latches, screens, headers and sills in living room.
Windows shall fit the openings with no gaps.

Remove 2 existing windows in kitchen.

Provide and install 2 new Energy Star rated single hung sash windows, including cam latches, screens, headers and sills in kitchen.
Windows shall fit the openings with no gaps.

Remove 2 existing windows in bedroom #1.

Provide and install 2 new Energy Star rated single hung sash windows, including cam latches, screens, headers and sills in bedroom #1.
Windows shall fit the openings with no gaps.

Remove 2 existing windows in bedroom #2.

Provide and install 2 new Energy Star rated single hung sash windows, including cam latches, screens, headers and sills in bedroom #2.
Windows shall fit the openings with no gaps.

Remove 1 existing window in bedroom #3.

Provide and install 1 new Energy Star rated single hung sash window, including cam latch, screen, header and sill, in bedroom #3.
Window shall fit the opening with no gaps.

County Representative's Initials:



Date:

UNIT NO. NSP3-05
335 SE CRAIG AVENUE
LAKE CITY, FL 32055

WORK WRITE-UP
SEPTEMBER 6, 2013

GENERAL/INTERIOR (Continued)

Item #10 - WINDOWS (Continued)

Remove 1 existing window in bathroom.

Provide and install 1 new Energy Star rated single hung sash window, including cam latch, screen, header and sill, in bathroom.
Window shall fit the opening with no gaps.

Remove 2 existing windows in utility room.

Provide and install 2 new Energy Star rated single hung sash windows, including cam latches, screens, headers and sills in utility room.
Windows shall fit the openings with no gaps.

Remove 2 existing windows in den.

Provide and install 2 new Energy Star rated single hung sash windows, including cam latches, screens, headers and sills in den.
Windows shall fit the openings with no gaps.

Cut and remove concrete block and provide and install new concrete sill to ensure that the emergency escape and rescue window opening shall have a minimum net clear opening area of 5.0 square feet and a sill height of not more than 44 inches above the floor in bedroom #1, bedroom #2 and bedroom #3. The minimum net clear opening height dimension shall be 24 inches. The minimum net clear opening width dimension shall be 20 inches. Windows to be enlarged shall be on the north or east wall of the dwelling unit, if possible.

Size of windows in each habitable room shall be equal to or greater than 8% of the floor area for each habitable room.

Horizontal trim members shall extend to outer edge of vertical trim members.

County Representative's Initials:



Date:

UNIT NO. NSP3-05
335 SE CRAIG AVENUE
LAKE CITY, FL 32055

WORK WRITE-UP
SEPTEMBER 6, 2013

GENERAL/INTERIOR (Continued)

Item #11 - INTERIOR DOORS

Remove wood framing at arch between living room and den.

Finish out arch way to standard trade practices. Provide and install one step between the living room and den.

Remove existing door in bathroom, bedroom #1, bedroom #2 and bedroom #3.

Frame new door opening between the kitchen and utility room.

Frame new door opening between the utility room and den.

Provide and install one 2'8" x 6'8" six panel colonial style door, including jamb, trim, doorknob stop on wall trim behind door and hardware with brass finish, including privacy lock, using three hinges, ensuring proper operation, in bathroom, bedroom #1, bedroom #2, bedroom #3, between kitchen and utility room and den and utility room..

County Representative's Initials:



Date:

UNIT NO. NSP3-05
335 SE CRAIG AVENUE
LAKE CITY, FL 32055

WORK WRITE-UP
SEPTEMBER 6, 2013

GENERAL/INTERIOR (Continued)

Item #12 - KITCHEN CABINETS

Remove existing wall and base cabinets, including counter top, in kitchen.

Provide and install 13 feet of prefabricated wall cabinets and 8 feet of prefabricated base cabinets, including 8 feet of kitchen counter top, in kitchen. Color of cabinets to be selected by Owner. Color of counter top to be selected by Owner.

Provide and install 2'6" of prefabricated wall cabinets 1'0" in height above range in kitchen. Color of cabinets to match existing cabinets as close as reasonably possible OR All cabinets shall be the same style and color.

Item #13 - KITCHEN SINK

Remove existing kitchen sink.

Provide and install new stainless steel double sink in kitchen, including new faucet, supply lines, shut-off valves, drain, p-trap and all trim.

Item #14 - REFRIGERATOR

Remove existing refrigerator.

Provide and install a new Energy Star rated 18.0 cubic foot refrigerator without ice maker. Color of refrigerator shall be white. Refrigerator shall be next to cabinet on west wall.

County Representative's Initials:



Date:

UNIT NO. NSP3-05
335 SE CRAIG AVENUE
LAKE CITY, FL 32055

WORK WRITE-UP
SEPTEMBER 6, 2013

GENERAL/INTERIOR (Continued)

Item #15 - RANGE

Remove existing range and wall oven.

Provide and install a new 30" electric range with four burners, including power cord. Color of range shall be white. Center range on west wall with cabinet on either side of range.

Item #16 - RANGE HOOD

Remove existing fan and range hood in kitchen.

Provide and install fan and range hood over range in kitchen. Color of range hood shall be white. Light fixture for range hood shall include 1 light bulb.

Item #17 - TOILET

Remove existing toilet in bathroom and utility room.

Provide and install new elongated vitreous china toilet, including shut-off valve, in bathroom. Color of toilet shall be white.

Provide and install toilet paper holder in bathroom.

County Representative's Initials:



Date:

UNIT NO. NSP3-05
335 SE CRAIG AVENUE
LAKE CITY, FL 32055

WORK WRITE-UP
SEPTEMBER 6, 2013

GENERAL/INTERIOR (Continued)

Item #18 - LAVATORY

Remove existing lavatory in bathroom and utility room.

Provide and install 24" vanity with cabinet and molded cultured marble sink, including new supply lines, shut-off valves, faucet, drain, p-trap and air emittance valve in bathroom. Anchor vanity to wall with screws to wood studs and not to drywall. Homeowner shall select color of vanity. Color of marble sink shall be white.

Item #19 - MEDICINE CABINET

Remove existing medicine cabinet in bathroom.

Provide and install 16" x 20" bathroom medicine cabinet with mirror and shelves in bathroom.

Anchor cabinet to wall with screws to wood studs and not to drywall.

Item #20 - BATHTUB

Remove existing bathtub in bathroom.

Provide and install tile surround extending 6 feet above tub on all three sides.

Provide and install new enameled steel bathtub and shower rod, including all hardware and shower head, in bathroom. Color of bathtub shall be white.

County Representative's Initials:



Date:

UNIT NO. NSP3-05
335 SE CRAIG AVENUE
LAKE CITY, FL 32055

WORK WRITE-UP
SEPTEMBER 6, 2013

GENERAL/INTERIOR (Continued)

Item #21 - EXHAUST FAN

Provide and install new exhaust fan in bathroom. Exhaust fan shall be wall switched separate from ceiling light. Wall switch and associated wiring for exhaust fan shall be enclosed within wall.

Item #22 - CLOSETS

Provide and install 6 panel door on closet in bathroom. Provide and install 4 shelves in closet bathroom.

Provide and install two bi-fold closet doors, including hardware and ensuring proper operation, on closets in bedroom #1, bedroom #2 and bedroom #3.

Provide and install shelf and rod in closets in bedroom #1, bedroom #2 and bedroom #3.

Remove closet in den.

Item #23 - MECHANICAL CLOSET

Construct a closet for central heating, ventilation and air conditioning unit, including framing and 1/2" sheetrock, with a 2'0" x 6'8" 6 panel door, jamb, trim, doorknob stop on wall trim behind door and hardware with brass finish, ensuring proper operation of door.

Finish closet door.

County Representative's Initials:



Date:

UNIT NO. NSP3-05
335 SE CRAIG AVENUE
LAKE CITY, FL 32055

WORK WRITE-UP
SEPTEMBER 6, 2013

GENERAL/INTERIOR (Continued)

Item #24 - WATER HEATER

Remove existing water heater.

Provide and install new 40 gallon electric water heater, including shut-off valve on water supply line at water heater as per plumbing code, in utility room.

Provide and install drip pan as per plumbing code.

Provide and install pressure and temperature relief valve piped to exterior of structure as per plumbing code.

County Representative's Initials:



Date:

UNIT NO. NSP3-05
335 SE CRAIG AVENUE
LAKE CITY, FL 32055

WORK WRITE-UP
SEPTEMBER 6, 2013

GENERAL/INTERIOR (Continued)

Item #25 - ELECTRICAL

Provide temporary electrical power during construction.

Connect electric service to dwelling unit.

Provide and install new 200 amp residential electric service entrance, including circuit panel box, circuit breakers and main breaker, meter socket, ground rod, steel mast, weather head and up to 5 feet of service entrance cable beyond the meter base that is tied into the circuit panel box as per electrical code. Panel box shall be located inside house recessed into wall with all circuits labeled on panel box door.

Provide proper mast support and flashing where mast penetrates roof.

Receptacles installed in the kitchen to serve counter top surfaces shall be supplied by not less than 2 small appliance branch 20 amp circuits.

Provide 3-wire grounded electrical wiring and rewire entire structure as per electrical code.

Provide 4-wire grounded electrical wiring and rewire circuit for range outlet as per electrical code.

Provide 4-wire grounded electrical wiring and rewire circuit for dryer outlet as per electrical code.

Provide and install switchplates and duplex outlet covers.

Provide and install wall switches at each exterior and interior entryway to living room, den, utility room, bathroom, bedroom #1, bedroom #2, bedroom #3 and hall. Wall switches and associated wiring shall be enclosed within walls.

County Representative's Initials:



Date:

UNIT NO. NSP3-05
335 SE CRAIG AVENUE
LAKE CITY, FL 32055

WORK WRITE-UP
SEPTEMBER 6, 2013

GENERAL/INTERIOR (Continued)

Item #25 - ELECTRICAL (Continued)

Provide and install new duplex outlets so that no point along the floor line in any wall space is more than 6', measured horizontally, from a duplex outlet in bedroom #1, bedroom #2, bedroom #3, hall, living room, den and utility room. Any wall greater than 2'0" in width shall have at least one duplex outlet. All duplex outlets installed in bedrooms shall be protected by arc-fault circuit interrupters. Any hall greater than 10'0" in length shall have at least one duplex outlet. Duplex outlets and associated wiring shall be enclosed within walls.

Provide and install new GFCI (Ground Fault Circuit Interrupter) duplex outlets so that no point along the counter space wall line is more than 24", measured horizontally, from a GFCI duplex outlet in kitchen. GFCI duplex outlets shall be installed at each wall counter space 12" or wider.

Provide and install 1 new GFCI duplex outlet adjacent to lavatory in bathroom.

Provide and install new exterior Ground Fault Circuit Interrupter (GFCI) duplex outlet and moisture resistant cover no greater than 6'0" in height at front entrance of structure and new exterior GFCI duplex outlet and moisture resistant cover no greater than 6'0" in height at both rear entrances of structure.

Provide and install new exterior light fixture and glass globe by door at front entrance and both rear entrances. Light fixtures to be wall switched. Light fixtures for all entryways shall be the same style and finish. All exterior light fixtures shall include 1 light bulb.

Remove existing ceiling fans through out.

Provide and install new two-bulb ceiling light fixtures with glass globes in living room, hall, den, bedroom #1, bedroom #2 and bedroom #3. Light fixtures to be wall switched. Light fixtures shall be the same style and finish for all rooms. All light fixtures shall include 2 light bulbs.

County Representative's Initials:



Date:

UNIT NO. NSP3-05
335 SE CRAIG AVENUE
LAKE CITY, FL 32055

WORK WRITE-UP
SEPTEMBER 6, 2013

GENERAL/INTERIOR (Continued)

Item #25 - ELECTRICAL (Continued)

Provide and install new 48" two-lamp fluorescent ceiling light fixtures with covers in kitchen, bathroom and utility room. Light fixtures to be wall switched. All fluorescent light fixtures shall include 2 fluorescent lamps.

All wiring shall be enclosed within the walls.

Item #26 - SMOKE ALARMS

Provide and install new hard wired electric smoke alarm with battery backup in bedroom #1, bedroom #2, bedroom #3 and hall, as per code. Associated wiring to install smoke alarm shall be enclosed within walls.

Smoke alarms shall be wired in such a manner that the activation of one alarm will actuate all alarms in the structure. All smoke alarms shall be UL (Underwriters Laboratory) listed.

County Representative's Initials:



Date:

UNIT NO. NSP3-05
335 SE CRAIG AVENUE
LAKE CITY, FL 32055

WORK WRITE-UP
SEPTEMBER 6, 2013

GENERAL/INTERIOR (Continued)

Item #27 - HEATING, VENTILATION AND AIR CONDITIONING

Remove existing furnace and air conditioning unit.

Provide and install an Energy Star central heat pump/air conditioning unit, including thermostat and insulated duct work, with at least one vent in each habitable room and bathroom capable of safely heating all habitable rooms and bathroom to a temperature of at least 68 degrees Fahrenheit, at a distance of 3 feet above floor level under minimum winter conditions.

Any ducts penetrating the floor or ceiling of the dwelling unit shall be sealed with foam. Duct work shall be insulated with a material rated at least R-6. Duct sealing certification shall be taped to interior air handler.

Item #28 - INSULATION

Provide and install R-38 insulation in attic.

Item #29 - SCUTTLE

Construct a 22" x 30" scuttle access in hall, including trim and finish to standard trade practices.

County Representative's Initials:



Date:

UNIT NO. NSP3-05
335 SE CRAIG AVENUE
LAKE CITY, FL 32055

WORK WRITE-UP
SEPTEMBER 6, 2013

GENERAL/INTERIOR (Continued)

Item #30 - PLUMBING

Inspect all plumbing and upgrade to meet plumbing code.

Repair all dripping faucets.

Provide and install sewer drain cleanout 36" from structure with top of sewer drain cleanout cover 2" to 4" above grade and located within 5' of structure.

Pump out existing septic tank.

Provide and install washing machine connection in utility room.

NOTES: All work shall be done as per standard trade practices and will comply with all local building, plumbing, mechanical, fire and electrical codes. Telephone and television cable services shall be reinstalled by contractor.

All work performed on any lead-based paint components must be conducted in accordance with lead safe work practices as specified by the United States Department of Housing and Urban Development and the United States Environmental Protection Agency. BIDS OVER \$25,000 REQUIRE AN ABATEMENT CONTRACTOR or SUBCONTRACTOR.

All bid prices to include labor, new materials and new equipment specified in this work write-up.

Faucets shall be stainless steel or brass, no plastic faucets.

Bidder shall be responsible for verifying all field conditions, including quantities and dimensions.

County Representative's Initials:



Date:
